

**GOVERNMENT OF ANDHRA PRADESH
ABSTRACT**

Municipal Administration & Urban Development Department - Hyderabad Metropolitan Development Authority - Change of Land Use from partly Light Industrial use and partly Recreational use to Commercial use in Sy.No.44, Pr.No.5-4-187/3 and 4/8 of Karbala Maidan, M.G.Road, Secunderabad to an extent of 1949.00 Sq. Mts - Draft Variation-Notification - Confirmed - Orders - Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT

G.O.Ms.No. 698

Dated: 04.12.2009.

Read the following:

1. From Vice Chairman, Hyderabad Urban Development Authority
Lr.No.10526 /PD1 /Plg./H/2006, dt: 08-01-2008 & dt:02-02-2009.
2. From Commissioner & Special Officer, Greater Hyderabad Municipal Corporation, Lr.No.B/258/TPS/TP18/GHMC/2008/1701, dt:29.05.2008
3. Govt. Memo No. 624/I1/2008, Municipal Administration & Urban Development (I1) Department, Dated: 25.02.2009.
4. From Metropolitan Commissioner, Hyderabad Metropolitan Development Authority, Lr.No.10526/PD1/Plg./HMDA/2009, Dated: 26.10.2009.

ORDER:

The draft variation to the land use envisaged in the notified Zonal Development Plan for Zone-I of MCH Area issued in Government Memo 3rd read above, was published in the extraordinary issue of Andhra Pradesh Gazette No. 127, Part-I, dated: 28.02.2009. No objections or suggestions have been received from the public within the stipulated period. It is reported by the Metropolitan Commissioner, Hyderabad Metropolitan Development Authority, Hyderabad that the applicant has paid an amount of Rs.3,62,025/- (Rupees Three lakhs Sixty Two thousands and Twenty Five only) towards development charges. Hence, the draft variation is confirmed.

The appended notification shall be published in the Extra-ordinary issue of Andhra Pradesh Gazette, dated: 10.12.2009.

The Metropolitan Commissioner, Hyderabad Metropolitan Development Authority shall publish a notice in newspapers as specified in sub-section (4) of Section 15 of HMDA Act, 2008 on or before the date of Gazette Notification and furnish the copies of same to the Government.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

**PUSHPA SUBRAHMANYAM
PRINCIPAL SECRETARY TO GOVERNMENT (I/C)**

To

The Commissioner of Printing, Stationery & Stores Purchase, Hyderabad.

The Metropolitan Commissioner, Hyderabad Metropolitan Development Authority, Hyderabad *with a request to publish a notice in the newspapers as specified in sub-section (4) of Section 15 of HMDA Act, 2008 on or before the date of Gazette Notification and furnish the copies of same to the Government for taking further action.*

Copy to:

The Commissioner & Special Officer, Greater Hyderabad
Municipal Corporation, Hyderabad.

The individual through the Metropolitan Commissioner,
Hyderabad Metropolitan Development Authority, Hyderabad.

The Special Officer and Competent Authority,
Urban Land Ceiling, Hyderabad. (in name cover)

The District Collector, Ranga Reddy District, Hyderabad.

Sf /Sc.

// FORWARDED BY ORDER //

SECTION OFFICER

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APPENDIX
NOTIFICATION

In exercise of the powers conferred by sub-section (1) of section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008), the Government hereby makes the following variation to the land use envisaged in the notified Zonal Development Plan for Zone-I of MCH Area, the same having been previously published in the Extra-ordinary issue of Andhra Pradesh Gazette No. 127, Part-I, dated: 28.02.2009 as required by sub-section (3) of the said section.

VARIATION

The site in Sy.No.44, Pr.No.5-4-187/3 and 4/8 of Karbala Maidan, M.G.Road, Secunderabad Mandal, Hyderabad district to an extent of 1949.00 Sq. mts, the boundaries of which are given in the schedule below which is presently earmarked for partly light industrial use and partly recreational use in the notified ZDP –I of MCH area is designated as local Commercial use, subject to conditions to consider under category –C only as per G.O.Ms.No.766, MA&UD Deptt, dated: 18-10-2007 along with the following general conditions:

1. that the applicants shall obtain prior permission from Hyderabad Metropolitan Development Authority/GHMC before undertaking any development in the site under reference.
2. that the owners / applicants shall handover the areas affected under the notified roads to the local bodies at free of cost.
3. that the owners / applicants shall develop the roads free of cost as may be required by the local authority.
4. that the title and land ceiling aspects shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.
5. that the above change of land use is subject to the conditions that may be applicable under the Ceiling Act.
6. that the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Land Ceiling Clearances etc and they will be responsible for any damage claimed by any one on account of change of land use proposed.
7. that the change of land use shall not be used as the proof of any title of the land.
8. that the Change of Land Use does not bar any public agency including Hyderabad Metropolitan Development Authority / Local Authority to acquire land for any public purpose as per Law.
9. that the owner/applicant before undertaking developmental activity in the site u/r existing buildings should be demolished.
10. the applicant shall leave the land for proposed widening of the Nala and required buffer as prescribed by Executive Engineer, Hussain Sagar lake Division, Irrigation & CAD Deptt and no construction shall be allowed in the said nala and its buffer portion.
11. that the applicant has to fulfill any other conditions as may be imposed by the Competent Authority.

SCHEDULE OF BOUNDARIES

NORTH: 15'-0" wide road.
SOUTH: Residency Hotel.
EAST : Sohan Mansion Commercial Complex.
WEST : 100'-00" wide proposed road.

PUSHPA SUBRAHMANYAM
PRINCIPAL SECRETARY TO GOVERNMENT (I/C)

SECTION OFFICER